

### WARRANTY DEED

THIS INDENTURE, made and entered into this 24 day of MARCH, 2006 by and between MERCHANTS AND FARMERS BANK, party of the first part, and FLOYD SHOWES, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain and sell, convey and confirm unto the said party of the second part, the following described real estate, situated and being in the County of DeSoto, State of Mississippi:

**Lot 103, Section A, SOUTHAVEN Subdivision, located in Section 14, Township 1 South, Range 8 West, Desoto County, Mississippi, as recorded in Plat Book 2, Page 4-5 in the office of the Chancery Clerk of Desoto County, Mississippi**

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto or in any wise unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

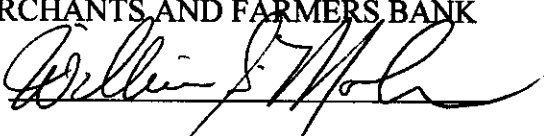
The said party of the first part does hereby covenant with the said party of the second part that the lawfully seized in fee of the aforescribed real estate; that he has good right to sell and convey the same; that the same is unencumbered except for zoning regulations in effect in Desoto County, rights of ways and easements for public roads and public utilities and subdivision heath department regulation in effect in Desoto County Mississippi and that the title and quiet possession thereto the will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context thereof.

WITNESS the signature of the party of the first part the day and year first above written.

MERCHANTS AND FARMERS BANK

BY:

  
WILLIAM MAHAN, VICE PRESIDENT

STATE OF MS  
COUNTY OF Benton

PERSONALLY, appeared before me, the undersigned authority in and for the said State and County aforesaid mentioned, the within named William Mahan, who acknowledged the he is the Vice President of Merchants and Farmers Bank, a corporation, and that for and on behalf of the said corporation, and as its act and deed he executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as his free and voluntary act and deed and for the purposes therein named .

WITNESS my hand and Notarial Seal at office this 24 day of March, 2006.

Don K. Ball  
Notary Public

My Commission Expires: 2-13-09

(FOR RECORDING DATA ONLY)

Grantor: Merchants and Farmers Bank  
Address: 230 Goodman Rd  
Southaven MS 38671  
Phone: 662-536-1444  
Phone: n/a

Grantee: Floyd Showes and Angela Showes  
Address: 1337 Vicksburg  
Southaven, MS 38671

Phone: 662-536-1444  
Phone: n/a



Property Address: 2785 Hampden Cove, Horn Lake, MS 38637

**THIS INSTRUMENT PREPARED BY AND RETURN TO:**

**Lincoln Hodges**  
**Attorney at Law**  
**7075 Golden Oaks Loop West**  
**Suite 14**  
**Southaven, MS 38671**  
**662-536-1444**